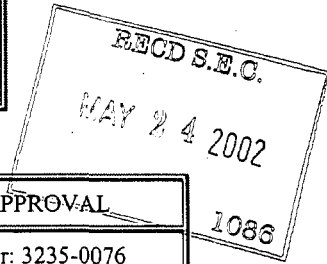


1174844



**ATTENTION**

Failure to file notice in the appropriate states will not result in a loss of the federal exemption. Conversely, failure to file the appropriate federal notice will not result in a loss of an available state exemption state exemption unless such exemption is predicated on the filing of a federal notice.



OMB APPROVAL
OMB Number: 3235-0076
Expires: May 31, 2002
Estimated average burden hours per response.....16

**UNITED STATES  
SECURITIES AND EXCHANGE COMMISSION  
Washington, D.C. 20549**

**FORM D**

SEC USE ONLY		
Prefix		Serial
DATE RECEIVED		

**NOTICE OF SALE OF SECURITIES  
PURSUANT TO REGULATION D,  
SECTION 4(6), AND/OR  
UNIFORM LIMITED OFFERING EXEMPTION**

Name of Offering (check if this is an amendment and name has changed, and indicate change.)

**JBG Investment Fund II, L.P.: Offering of Partnership Interests**

Filing Under (Check box(es) that apply): ☐ Rule 504 ☐ Rule 505 ☒ Rule 506 ☐ Section 4(6) ☐ ULOE

Type of Filing: ☒ New Filing ☐ Amendment

**PROCESSED**

P JUN 07 2002  
THOMSON  
FINANCIAL

*Handwritten signature*

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### A. BASIC IDENTIFICATION DATA

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1. Enter the information requested about the issuer

Name of Issuer (check if this is an amendment and name has changed, and indicate change.)

**JBG Investment Fund II, L.P. (the "Fund")**

Address of Executive Offices (Number and Street, City, State, Zip Code) Telephone Number (Including Area Code)  
**c/o The JBG Companies, 5301 Wisconsin Ave, N.W., Suite 300, Washington, D.C. 20015 (202) 777-7100**

Address of Principal Business Operations (Number and Street, City, State, Zip Code) Telephone Number  
(Including Area Code)  
(if different from Executive Offices)

Brief Description of Business: **JBG Investment Fund II, L.P. will seek primarily to acquire interests in real estate assets with significant potential for capital appreciation.**

Type of Business Organization

☐ corporation ☒ limited partnership, already formed ☐ other (please specify):  
☐ business trust ☐ limited partnership, to be formed

Actual or Estimated Date of Incorporation or Organization: Month Year  
[ 0 ][ 3 ] [ 0 ][ 2 ] ☒ Actual ☐ Estimated

Jurisdiction of Incorporation or Organization: (Enter two-letter U.S. Postal Service abbreviation for State: [ D ][ E ]  
CN for Canada; FN for other foreign jurisdiction)

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### GENERAL INSTRUCTIONS

#### Federal:

*Who Must File:* All issuers making an offering of securities in reliance on an exemption under Regulation D or Section 4(6), 17 CFR 230.501 et seq. or 15 U.S.C. 77d(6).

*When to File:* A notice must be filed no later than 15 days after the first sale of securities in the offering. A notice is deemed filed with the U.S. Securities and Exchange Commission (SEC) on the earlier of the date it is received by the SEC at the address given below or, if received at that address after the date on which it is due, on the date it was mailed by United States registered or certified mail to that address.

*Where to File:* U.S. Securities and Exchange Commission, 450 Fifth Street, N.W., Washington, D.C. 20549.

*Copies Required:* Five (5) copies of this notice must be filed with the SEC, one of which must be manually signed. Any copies not manually signed must be photocopies of manually signed copy or bear typed or printed signatures.

*Information Required:* A new filing must contain all information requested. Amendments need only report the name of the issuer and offering, any changes thereto, the information requested in Part C, and any material changes from the information previously supplied in Parts A and B. Part E and the Appendix need not be filed with the SEC.

*Filing Fee:* There is no federal filing fee.

*State:* This notice shall be used to indicate reliance on the Uniform Limited Offering Exemption (ULOE) for sales of securities in those states that have adopted ULOE and that have adopted this form. Issuers relying on ULOE must file a separate notice with the Securities Administrator in each state where sales are to be, or have been made. If a state requires the payment of a fee as a precondition to the claim for the exemption, a fee in the proper amount shall accompany this form. This notice shall be filed in the appropriate states in accordance with state law. The Appendix in the notice constitutes a part of this notice and must be completed.

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**A. BASIC IDENTIFICATION DATA**

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2. Enter the information requested for the following:

- Each promoter of the issuer, if the issuer has been organized within the past five years;
- Each beneficial owner having the power to vote or dispose, or direct the vote or disposition of, 10% or more of a class of equity securities of the issuer;
- Each executive officer and director of corporate issuers and of corporate general and managing partners of partnership issuers; and
- Each general and managing partner of partnership issuers.

---

Check Box(es) that Apply:	<input type="checkbox"/> Promoter	<input type="checkbox"/> Beneficial Owner	<input type="checkbox"/> Executive Officer	<input type="checkbox"/> Director	<input checked="" type="checkbox"/> General and/or Managing Partner
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Full Name (Last name first, if individual)  
**JBG/Fund II Manager, L.L.C.**

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Business or Residence Address	(Number and Street, City, State, Zip Code)
<b>c/o The JBG Companies, 5301 Wisconsin Avenue, N.W., Suite 300, Washington, D.C. 20015</b>	

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Check Box(es) that Apply:	<input type="checkbox"/> Promoter	<input type="checkbox"/> Beneficial Owner	<input type="checkbox"/> Executive Officer	<input checked="" type="checkbox"/> Managing Member	<input type="checkbox"/> General and/or Managing Partner
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Full Name (Last name first, if individual)  
**Jacobs, Benjamin R.**

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Business or Residence Address	(Number and Street, City, State, Zip Code)
<b>c/o The JBG Companies, 5301 Wisconsin Avenue, N.W., Suite 300, Washington, D.C. 20015</b>	

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Check Box(es) that Apply:	<input type="checkbox"/> Promoter	<input type="checkbox"/> Beneficial Owner	<input type="checkbox"/> Executive Officer	<input checked="" type="checkbox"/> Managing Member	<input type="checkbox"/> General and/or Managing Partner
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Full Name (Last name first, if individual)  
**Glosserman, Michael J.**

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Business or Residence Address	(Number and Street, City, State, Zip Code)
<b>c/o The JBG Companies, 5301 Wisconsin Avenue, N.W., Suite 300, Washington, D.C. 20015</b>	

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(Use blank sheet, or copy and use additional copies of this sheet, as necessary.)

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### A. BASIC IDENTIFICATION DATA

2. Enter the information requested for the following:

- Each promoter of the issuer, if the issuer has been organized within the past five years;
- Each beneficial owner having the power to vote or dispose, or direct the vote or disposition of, 10% or more of a class of equity securities of the issuer;
- Each executive officer and director of corporate issuers and of corporate general and managing partners of partnership issuers; and
- Each general and managing partner of partnership issuers.

Check Box(es) that Apply:      ☐ Promoter      ☐ Beneficial Owner      ☐ Executive Officer      ☒ Managing Member      ☐ General and/or Managing Partner

Full Name (Last name first, if individual)  
Stewart, Robert A.

Business or Residence Address (Number and Street, City, State, Zip Code)  
c/o The JBG Companies, 5301 Wisconsin Avenue, N.W., Suite 300, Washington, D.C. 20015

Check Box(es) that Apply:      ☐ Promoter      ☐ Beneficial Owner      ☐ Executive Officer      ☒ Managing Member      ☐ General and/or Managing Partner

Full Name (Last name first, if individual)  
**Coulter, Brian C.**

Business or Residence Address (Number and Street, City, State, Zip Code)  
c/o The JBG Companies, 5301 Wisconsin Avenue, N.W., Suite 300, Washington, D.C. 20015

Check Box(es) that Apply:      ☐ Promoter      ☐ Beneficial Owner      ☐ Executive Officer      ☒ Managing Member      ☐ General and/or Managing Partner

Full Name (Last name first, if individual)  
**Dawson, Porter G.**

Business or Residence Address (Number and Street, City, State, Zip Code)  
c/o The JBG Companies, 5301 Wisconsin Avenue, N.W., Suite 300, Washington, D.C. 20015

Check Box(es) that Apply:      ☐ Promoter      ☒ Beneficial Owner      ☐ Executive Officer      ☐ Director      ☐ General and/or Managing Partner

Full Name (Last name first, if individual)  
**Hydeman, Lee**

Business or Residence Address (Number and Street, City, State, Zip Code)  
85 Hog Canyon, PO Box 623, Sonoita, Arizona 85637

Check Box(es) that Apply:      ☐ Promoter      ☒ Beneficial Owner      ☐ Executive Officer      ☐ Director      ☐ General and/or Managing Partner

Full Name (Last name first, if individual)  
**Sucaba Parnters**

Business or Residence Address (Number and Street, City, State, Zip Code)  
c/o Abacus & Associates, Inc., 147 East 48<sup>th</sup> Street, Third Floor, New York, NY 10017

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**B. INFORMATION ABOUT OFFERING**

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1. Has the issuer sold, or does the issuer intend to sell, to non-accredited investors in this offering? Yes No  
..... ☐ ☒

Answer also in Appendix, Column 2, if filing under ULOE.

2. What is the minimum investment that will be accepted from each investor or investor entity? ... \$ 250,000

3. Does the offering permit joint ownership of a single unit? ..... Yes No  
☒ ☐

4. Enter the information requested for each person who has been or will be paid or given, directly or indirectly, any commission or similar remuneration for solicitation of purchasers in connection with sales of securities in the offering. If a person to be listed is an associated person or agent of a broker or dealer registered with the SEC and/or with a state or states, list the name of the broker or dealer. If more than five (5) persons to be listed are associated persons of such a broker or dealer, you may set forth the information for that broker or dealer only..... N/A

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Full Name (Last name first, if individual)

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Business or Residence Address  
Code)

(Number and Street, City, State, Zip

---

Name of Associated Broker or Dealer

---

States in Which Person Listed Has Solicited or Intends to Solicit Purchasers

(Check "All States" or check individual States)..... ☐ All States

[AL] [AK] [AZ] [AR] [CA] [CO] [CT] [DE] [DC] [FL] [GA] [HI] [ID]  
[IL] [IN] [IA] [KS] [KY] [LA] [ME] [MD] [MA] [MI] [MN] [MS] [MO]  
[MT] [NE] [NV] [NH] [NJ] [NM] [NY] [NC] [ND] [OH] [OK] [OR] [PA]  
[RI] [SC] [SD] [TN] [TX] [UT] [VT] [VA] [WA] [WV] [WI] [WY] [PR]

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Full Name (Last name first, if individual)

---

Business or Residence Address  
Code)

(Number and Street, City, State, Zip

---

Name of Associated Broker or Dealer

---

States in Which Person Listed Has Solicited or Intends to Solicit Purchasers

(Check "All States" or check individual States)..... ☐ All States

[AL] [AK] [AZ] [AR] [CA] [CO] [CT] [DE] [DC] [FL] [GA] [HI] [ID]  
[IL] [IN] [IA] [KS] [KY] [LA] [ME] [MD] [MA] [MI] [MN] [MS] [MO]  
[MT] [NE] [NV] [NH] [NJ] [NM] [NY] [NC] [ND] [OH] [OK] [OR] [PA]  
[RI] [SC] [SD] [TN] [TX] [UT] [VT] [VA] [WA] [WV] [WI] [WY] [PR]

### C. OFFERING PRICE, NUMBER OF INVESTORS, EXPENSES AND USE OR PROCEEDS

1. Enter the aggregate offering price of securities included in this offering and the total amount already sold. Enter "0" if answer is "none" or "zero." If the transaction is an exchange offering, check this box ☐ and indicate in the columns below the amounts of the securities offered for exchange and already exchanged.

Type of Security	Total Capital Commitment	Aggregate Capital Contributions
Debt .....	\$ 0	\$ 0
Equity .....	\$ 0	\$ 0
<input type="checkbox"/> Common Stock <input type="checkbox"/> Preferred Stock		
Convertible Securities (including warrants): .....	\$ 0	\$ 0
Partnership Interests: Offering of up to \$35,000,000. At initial closing, total capital commitment was \$23,205,000. <sup>1/</sup> .....	\$23,205,000	\$6,961,500
Other .....	\$ 0	\$ 0
Total .....	\$23,205,000 <sup>2/</sup>	\$6,961,500

Answer also in Appendix, Column 3, if filing under ULOE.

2. Enter the number of accredited and non-accredited investors who have purchased securities in this offering and the aggregate dollar amounts of their purchases. For offerings under Rule 504, indicate the number of persons who have purchased securities and the aggregate dollar amount of their purchases on the total lines. Enter "0" if answer is "none" or "zero."

	Number of Investors	Aggregate Capital Contributions
Accredited Investors .....	95	\$6,961,500
Non-accredited Investors .....	0	\$ 0
Total (for filings under Rule 504 only) .....	0	\$ 0

Answer also in Appendix, Column 4, if filing under ULOE.

3. If this filing is for an offering under Rule 504 or 505, enter the information requested for all securities sold by the issuer, to date, in offerings of the types indicated, the twelve (12) months prior to the first sale of securities in this offering. Classify securities by type listed in Part C-Question 1. Enter the number of accredited and non-accredited investors who have purchased securities in this offering and the aggregate dollar amounts of their purchases. For offerings under Rule 504, indicate the number of persons who have purchased securities and the aggregate dollar amount of their purchases on the total lines. Enter "0" if answer is "none" or "zero."

Type of offering	Type of Security	Dollar Amount Sold
Rule 505 .....	N/A	N/A
<u>Regulation A</u> .....	N/A	N/A
Rule 504 .....	N/A	N/A
Total .....	N/A	N/A

<sup>1/</sup> Of the partnership interests being issued by the Fund, 0.1% of such interests are general partner interests and 99.9% of such interests are limited partner interests.

<sup>2/</sup> Each investor made an initial capital contribution of 30% of its total capital commitment at closing. The general partner expects that each investor will be required to make an additional capital contribution to the Fund of at least 25% of its total capital commitment within 30 days of the closing.

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**C. OFFERING PRICE, NUMBER OF INVESTORS, EXPENSES AND USE OR PROCEEDS**

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4. a. Furnish a statement of all expenses in connection with the issuance and distribution of the securities in this offering. Exclude amounts relating solely to organization expenses of the issuer. The information may be given as subject to future contingencies. If the amount of an expenditure is not known, furnish an estimate and check the box to the left of the estimate.

Transfer Agent's Fees .....	<input type="checkbox"/> \$	0
Printing and Engraving Costs.....	<input type="checkbox"/> \$	0
Legal Fees .....	<input checked="" type="checkbox"/> \$	150,000
Accounting Fees.....	<input type="checkbox"/> \$	0
Engineering Fees.....	<input type="checkbox"/> \$	0
Sales Commissions (specify finders' fees separately) .....	<input type="checkbox"/> \$	0
Other Expenses: Miscellaneous .....	<input checked="" type="checkbox"/> \$	50,000
Total.....	<input checked="" type="checkbox"/> \$	200,000

- b. Enter the difference between the total capital commitment given in response to Part C - Question 1 and total expenses furnished in response to Part C - Question 4.a. This difference is the "adjusted gross proceeds to the issuer." .....

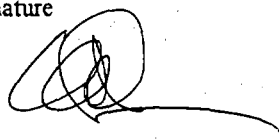
\$23,005,000

5. Indicate below the amount of the adjusted gross proceeds to the issuer used or proposed to be used for each of the purposes shown. If the amount for any purpose is not known, furnish an estimate and check the box to the left of the estimate. The total of the payments listed must equal the adjusted gross proceeds to the issuer set forth in response to Part C - Question 4.b above.

	Payments to Officers, Directors & Affiliates	Payments To Others
Salaries and fees.....	<input type="checkbox"/> \$ 0	<input type="checkbox"/> \$ 0
Purchase of real estate.....	<input type="checkbox"/> \$ 0	<input type="checkbox"/> \$ 0
Purchase, rental or leasing and installation of machinery and equipment .....	<input type="checkbox"/> \$ 0	<input type="checkbox"/> \$ 0
Construction or leasing of plant buildings and facilities .....	<input type="checkbox"/> \$ 0	<input type="checkbox"/> \$ 0
Acquisition of other businesses.....	<input type="checkbox"/> \$ 0	<input type="checkbox"/> \$ 0
Repayment of indebtedness.....	<input type="checkbox"/> \$ 0	<input type="checkbox"/> \$ 0
Working capital.....	<input type="checkbox"/> \$ 0	<input type="checkbox"/> \$ 0
Other (specify): Purchase ownership interests in certain real estate assets and make other investments in real estate. ....	<input type="checkbox"/> \$ 0	<input checked="" type="checkbox"/> \$23,005,000
Column Totals.....	<input type="checkbox"/> \$ 0	<input checked="" type="checkbox"/> \$23,005,000
Total Payments Listed (column totals added).....		<input checked="" type="checkbox"/> \$23,005,000

#### D. FEDERAL SIGNATURE

The issuer has duly caused this notice to be signed by the undersigned duly authorized person. If this notice is filed under Rule 505, the following signature constitutes an undertaking by the issuer to furnish to the U.S. Securities and Exchange Commission, upon written request of its staff, the information furnished by the issuer to any non-accredited investor pursuant to paragraph (b)(2) of Rule 502.

Issuer (Print or Type) <b>JBG Investment Fund II, L.P. by: JBG/Fund II Manager, L.L.C., as General Partner</b>	Signature 	Date <b>May 24, 2002</b>
Name of Signer (Print or Type) <b>Michael J. Glosserman</b>	Title of Signer (Print or Type) <b>Managing Member</b>	

#### ATTENTION

Intentional misstatements or omissions of fact constitute federal criminal violations. (See 18 U.S.C.1001.)



HOGAN & HARTSON  
L.L.P.

MICHELE A. KULERMAN  
COUNSEL  
(202) 637-5743  
MAKULERMAN@HHLAW.COM

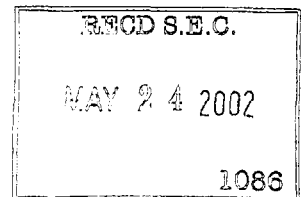
COLUMBIA SQUARE  
555 THIRTEENTH STREET, NW  
WASHINGTON, DC 20004-1109  
TEL (202) 637-5600  
FAX (202) 637-5910  
WWW.HHLAW.COM

May 24, 2002

**BY HAND DELIVERY**

Filing Desk  
U.S. Securities and Exchange Commission  
450 Fifth Street, N.W.  
Washington, D.C. 20549

Re: JBG Investment Fund II, L.P.  
Offering of Partnership Interests  
Form D — New Filing Under Rule 506



Ladies and Gentlemen:

Enclosed for filing on behalf of JBG Investment Fund II, L.P., a Delaware limited partnership, are five (5) copies of a New Filing of Form D Notice of Sale of Securities, one of which is manually signed. The Notice is filed in connection with an offering of federal covered securities exempt from registration by Rule 506 under Regulation D of the Securities Act of 1933, as amended by NSMIA, and defined as "covered securities" in Section 18(b)(4)(D) thereunder.

Kindly acknowledge receipt of these enclosures by stamping the duplicate copy of this transmittal letter and the cover page of Form D with the date of receipt and returning it to the messenger.

Please call the undersigned with any questions regarding this filing.

Respectfully submitted,

A handwritten signature in cursive script, appearing to read "Michele A. Kulerman".

Michele A. Kulerman

Enclosures

cc: Michael J. Glosserman (w/encls.)  
The JBG Companies  
David W. Bonser, Esq. (w/o encls.)  
Katharine T. Vestal, Esq. (w/encls.)